

025.A

0002

0014.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

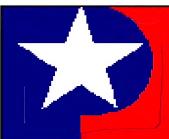
428,700 / 428,700

USE VALUE:

428,700 / 428,700

ASSESSED:

428,700 / 428,700


Patriot
Properties Inc.
PROPERTY LOCATION

No	Alt No	Direction/Street/City
3		CLEVELAND ST, ARLINGTON

OWNERSHIP

Owner 1:	HANSEL STEPHANIE	Unit #:	1
Owner 2:			
Owner 3:			

Street 1: 3 CLEVELAND ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA	Cntry:		Own Occ: Y
Postal: 02474		Type:	

PREVIOUS OWNER

Owner 1:	SAHAGIAN CAROL/ ESTATE -
Owner 2:	-

Street 1: 3637 BRISCOE STREET

Twn/City: RIVERSIDE

St/Prov: CA	Cntry:	
Postal: 92506		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1924, having primarily Vinyl Exterior and 1130 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	7209																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	428,700			428,700		220639
							GIS Ref
							GIS Ref
							Insp Date
							05/17/18

PREVIOUS ASSESSMENT

Parcel ID								
025.A-0002-0014.0								
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2020	102	FV	422,300	0	.	.	422,300	422,300 Year End Roll
2019	102	FV	439,500	0	.	.	439,500	439,500 Year End Roll
2018	102	FV	388,400	0	.	.	388,400	388,400 Year End Roll
2017	102	FV	353,900	0	.	.	353,900	353,900 Year End Roll
2016	102	FV	353,900	0	.	.	353,900	353,900 Year End
2015	102	FV	326,900	0	.	.	326,900	326,900 Year End Roll
2014	102	FV	311,800	0	.	.	311,800	311,800 Year End Roll
2013	102	FV	311,800	0	.	.	311,800	311,800

SALES INFORMATION

TAX DISTRICT			PAT ACCT.		
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
SAHAGIAN CAROL/	61521-511	4/1/2013	Convenience	1	No No
HUGHES JOSEPH M	51183-487	5/16/2008		317,500	No No
BOARDMAN ARNOLD	32406-223	2/23/2001		237,000	No No 4

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/21/2017	921	Inter Fi	34,925	C				

ACTIVITY INFORMATION

Date	Result	By	Name
5/17/2018	Measured	DGM	D Mann
5/24/2001	External Ins	PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA _____ / _____ / _____

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH									
Type: 99 - Condo Conv		Full Bath: 1	Rating: Good	A Bath:	Rating:	3/4 Bath:	Rating:	A 3QBth:	Rating:	1/2 Bath:	Rating:	A HBth:	Rating:	OthrFix:	Rating:						
Sty Ht: 2A - 2 Sty +Attic																					
(Liv) Units: 1	Total: 1																				
Foundation: 2 - Conc. Block																					
Frame: 1 - Wood																					
Prime Wall: 4 - Vinyl																					
Sec Wall:	%																				
Roof Struct: 1 - Gable																					
Roof Cover: 1 - Asphalt Shgl																					
Color: GRAY																					
View / Desir: N - NONE																					
GENERAL INFORMATION																					
Grade: C - Average				CONDO INFORMATION				RESIDENTIAL GRID													
Year Blt: 1924	Eff Yr Blt:	Location:		Total Units:	Floor: 1 - 1st Floor	% Own: 48.139999390	Name:	1st Res Grid	Desc: Line 1	# Units: 1											
Alt LUC:	Alt %:							Level	FY LR DR D K FR RR BR FB HB L O												
Jurisdct:	Fact: .							Other													
Const Mod:								Upper													
Lump Sum Adj:								Lvl 2													
INTERIOR INFORMATION								Lvl 1													
Avg Ht/FL: STD				Phys Cond: GD - Good	18.	%		Lower													
Prim Int Wall: 2 - Plaster				Functional:		%		Totals	RMS: 6	BRS: 2	Baths: 1	HB									
Sec Int Wall:	%			Economic:		%															
Partition: T - Typical				Special:		%															
Prim Floors: 3 - Hardwood				Override:		%															
Sec Floors:	%				Total:	18.6	%														
Bsmnt Flr: 12 - Concrete																					
Subfloor:																					
Bsmnt Gar:																					
Electric: 3 - Typical																					
Insulation: 2 - Typical																					
Int vs Ext: S																					
Heat Fuel: 1 - Oil																					
Heat Type: 5 - Steam																					
# Heat Sys: 1																					
% Heated: 100		% AC:																			
Solar HW: NO		Central Vac: NO																			
% Com Wall		% Sprinkled:																			
MOBILE HOME				Make:	Model:			Serial #:					Year:					Color:			
SPEC FEATURES/YARD ITEMS																PARCEL ID 025.A-0002-0014.0					
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value				
More: N					Total Yard Items:				Total Special Features:									Total:			

